

FOR LEASE - TURN KEY RESTAURANT

Freestanding Building

1775 Davis Blvd., Naples, FL 34102



OFFERING SUMMARY

Available SF:

Lease Rate: N/A

Lot Size: 1 Acre

Year Built: 2002

Building Size: 6,486 SF

Market: City of Naples

Submarket: US 41 Bayshore Davis
Triangle CRA

Traffic Count: 40,000 +/- AADT

PROPERTY OVERVIEW

Freestanding Second Generation Restaurant with all FF&E included. The subject property sits in front of the Holiday Inn Express Hotel located on the corner of 5th Avenue S and Davis Blvd. Within a one mile radius there is an additional 1,000 +/- hotel rooms and within walking distance to Olde Naples 5th Avenue shopping district. Site is at the entrance to Downtown Naples and the "Bayshore Gateway Triangle". This is a great opportunity to enter into this up and coming trade area currently under redevelopment. The recently approved projects include "Metropolitan Naples" a 15 story mixed use development featuring 100,000 sq/ft of retail space, 228 key upscale select service hotel, and up to 310 luxury condominiums . Ground Lease or BTS available for qualified tenant, secure a long term lease at current market rates now! Lease rates in this area will soon be escalating!!

PROPERTY HIGHLIGHTS

- Located in the Bayshore Gateway Triangle
- Close proximity to Downtown Naples
- Traffic Count: 40,000 +/- AADT
- Strong Demographics
- Substantial Daytime employees in close proximity Collier County Government Center

Felipe Arcila

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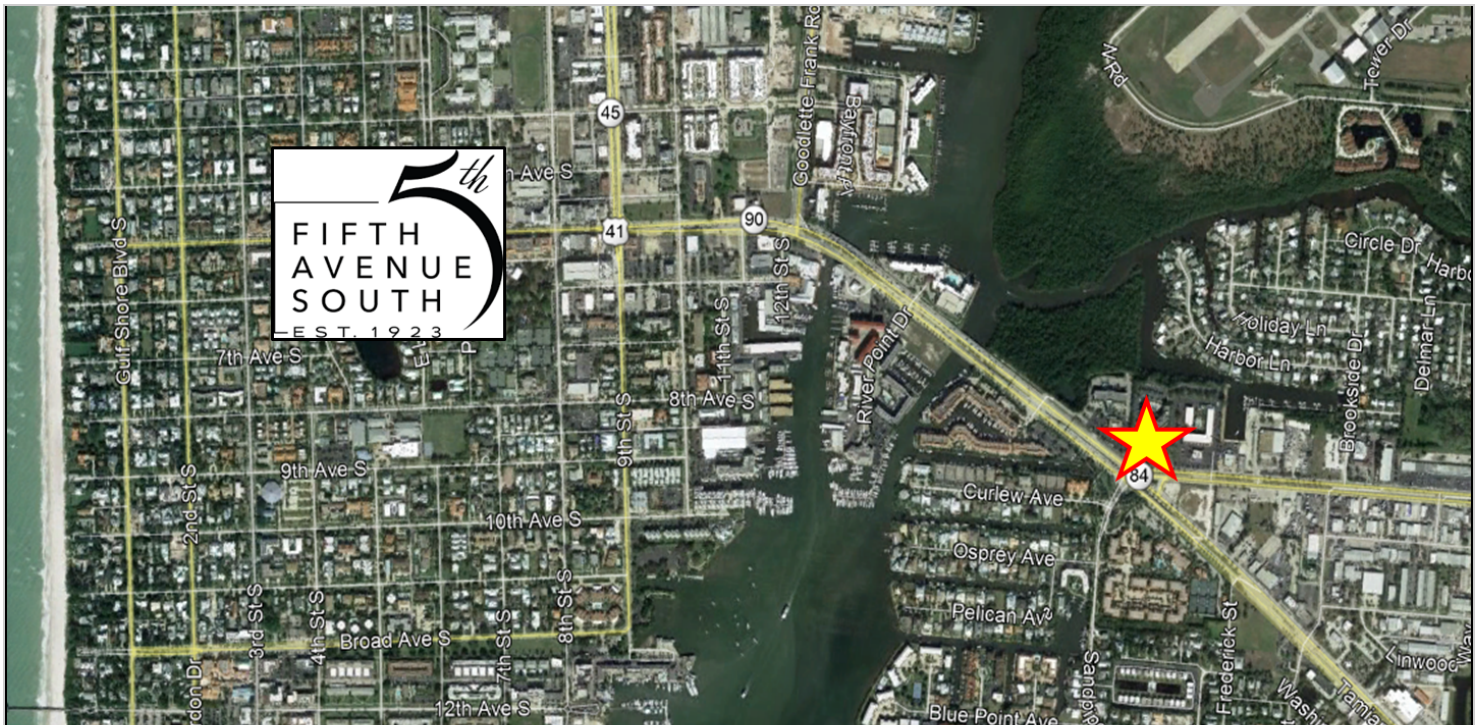
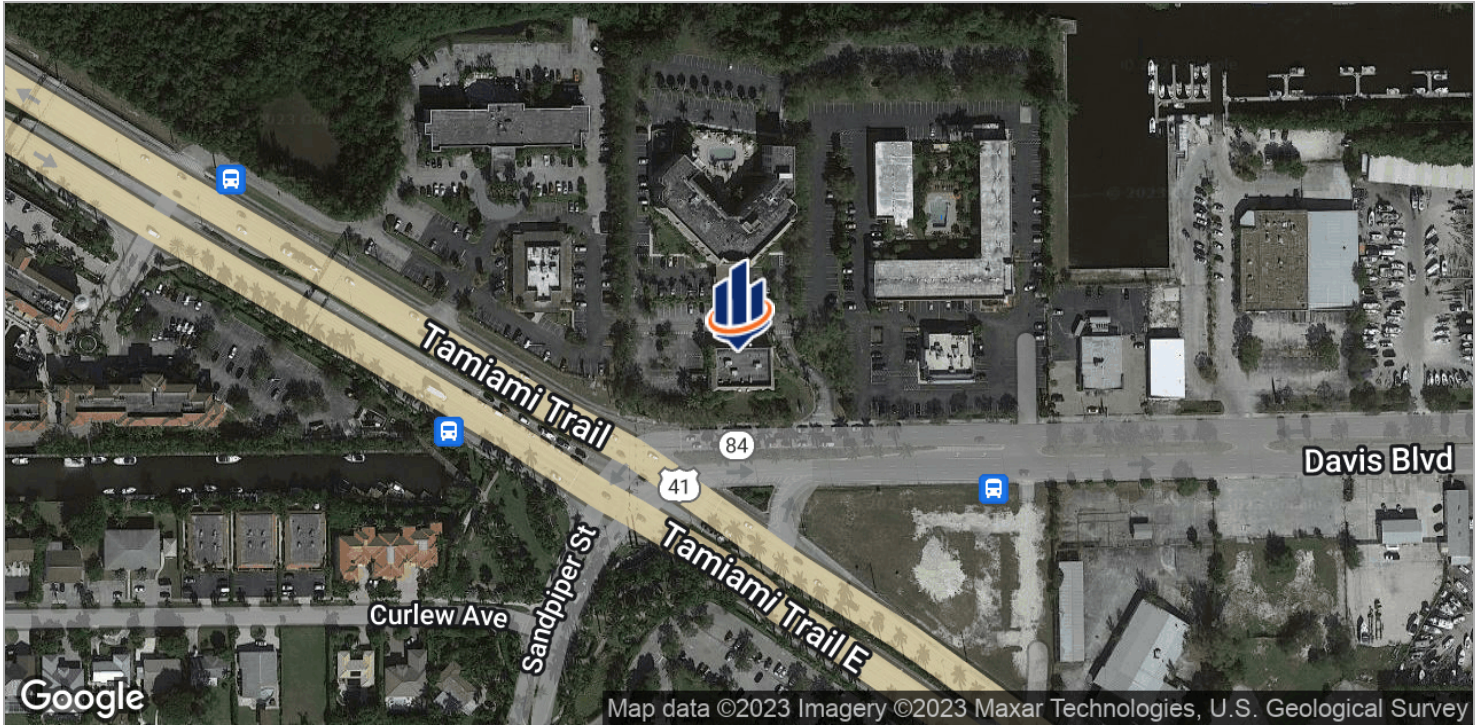


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